



# Amended A G E N D A

## OCONEE COUNTY COUNCIL MEETING

### Tuesday, September 7, 2010 ~ ~ 6:00 PM

Council Chambers, Oconee County Administrative Offices, 415 South Pine Street, Walhalla, SC

1. Call to Order
2. Public Comment Session *(Limited to forty (40) minutes, four (4) minutes per person.)*
3. Extended Public Comment Session *(Limited: 2 citizens per meeting for 5 minutes, prior scheduling required)*
  - Jail/Volunteering/Indoor Activity Center/Media Attacks on Oconee County / Mr. George Cleveland
  - PointWest / Mr. C. W. Richards
4. Council Member Comments *[directly following Public & Extended Public Comment Session if applicable & time permits]*
5. Meeting Recess *[Meeting will Recess no later than 6:50 p.m.]*
6. Meeting Reconvenes *[Meeting will Reconvene at 7:00 p.m.]*

7. Moment of Silence
8. Pledge of Allegiance to the Flag of the United States of America
9. Approval of Minutes
  - August 17, 2010: Regular Meeting
  - September 2, 2010: Special Meeting

10. Consideration of the Following Proclamations:

[1] First and Final Reading of [Proclamation P2010-04](#) “A PROCLAMATION HONORING THE CHICKASAW PROPERTY OWNERS ASSOCIATION”

11. Consideration of the Following Ordinances:

[1] [Second Reading of Ordinance 2010-01](#) “AN ORDINANCE TO AMEND THE [OCONEE COUNTY COMPREHENSIVE PLAN](#)”

The South Carolina Planning Act states that the “planning commission shall review the comprehensive plan or elements of it as often as necessary, but not less than once every five years”, updating it at least every ten years. This is to account for “changes in the amount, kind, or direction of development of the area or other reasons make it desirable to make additions or amendments to the plan.” Also, it should be noted that the recently-adopted South Carolina Priority Investment Act required that 2 new elements be added at the time of review or update. Due to the number of changes that have occurred in Oconee County since the Comprehensive Plan was adopted in 2004, the Planning Commission and staff initiated the review in July 2008, a year earlier than was mandated by the state. As part of the review process, efforts were made to solicit public input through a number of venues, including a series of community meetings in various areas of the county; stakeholder discussions, with a session on each element; brochures and handouts designed to allow individuals to suggest changes to the future land use map; and a webpage containing information and links to relevant documents; as well as regular updates at Planning Commission meetings. As a result of the review and input received from the public, in addition to the required additions, significant updates to the document have been drafted to better reflect the expressed wishes of the citizens of Oconee County. Ordinance 2010-01 will amend the Oconee County Comprehensive Plan to add the new elements and updates. County Council gave First Reading in Caption Only on January 19, 2010, and the Planning Commission recommended the draft by resolution on January 11, 2010. A joint workshop was held to discuss the draft updates with the Planning Commission on February 22, 2010.

**It is the staff’s recommendation that Council take Second Reading of Ordinance 2010-01, and schedule the required public hearing for Tuesday, October 19, 2010 (note: state law requires that the hearing be advertised for no less than 30 days prior to the hearing).**

[2] First Reading of [Ordinance 2010-30](#) “AN ORDINANCE ESTABLISHING AN OCONEE COUNTY CONSERVATION BANK TO FUND THE PROTECTION OF LANDS WITH SIGNIFICANT NATURAL, CULTURAL AND/OR HISTORIC RESOURCES IN OCONEE COUNTY”

Public support to conserve special lands in Oconee County has grown steadily over the past decade, with a number of property owners having already taken the initiative to preserve their land from development. Undoubtedly, one of the most significant examples was the successful conservation of over 100 acres near Stumphouse Mountain, a widely popular effort which Oconee County helped fund. As drafted, the ordinance will establish the Oconee County Conservation Bank (OCCB), which will offer monetary grants to be applied toward the purchase of lands, or interest in lands, that are deemed naturally, culturally, or historically significant. Applications for grants shall be reviewed by a 7-member Council-appointed board, with those lands meeting criteria established in the ordinance receiving the board’s endorsement for approval by Council. The members of the board must meet a series of standards designed to ensure duties are approached with understanding and professionalism. Funds for the OCCB are to be held separate and distinct from other County monies, and shall come from revenues identified and approved by County

Council. It should be noted that the ordinance prohibits the use of OCCB funds to obtain interests in lands through eminent domain or condemnation proceedings.

The establishment of a county conservation bank is identified in the draft Comprehensive Plan update as one of the strategies for achieving the goal of 'Preserving, protecting and enhancing the quality and quantity of Oconee County's natural resources'.

**It is staff's recommendation that Council take First Reading of Ordinance 2010-30, and refer it to the Planning Commission for review.**

[3] First Reading of [Ordinance 2010-31](#) AN ORDINANCE AUTHORIZING THE PURCHASE OF CERTAIN OCONEE COUNTY REAL PROPERTY, CONTINGENT ON THE SATISFACTORY COMPLETION OF ALL DUE DILIGENCE AND CONTRACTUAL REQUIREMENTS ESTABLISHED BY OCONEE COUNTY, TO THE SATISFACTION OF OCONEE COUNTY COUNCIL; AUTHORIZING THE COMPLETION OF SUCH DUE DILIGENCE AND CONTRACTS; AUTHORIZING THE RECEIPT OF ALL LAWFUL FUNDS AUTHORIZED FOR SUCH PURCHASE; AUTHORIZING THE EXECUTION AND DELIVERY OF ALL CONTRACTS, INTERGOVERNMENTAL AGREEMENTS, AND OTHER DOCUMENTS RELATED TO SUCH PURCHASE; AUTHORIZING THE AMENDMENT OF THE CURRENT OCONEE COUNTY BUDGET ORDINANCE TO PROVIDE ACCOUNTING AND FUNDING FOR THE TOTAL COST OF CONTRACTING FOR AND PURCHASING SUCH PROPERTY; AND OTHER MATTERS RELATED THERETO. *[Project North Property]*

12. Discussion & Possible Action Items *[5 min. per Action Item]*

[1] Consent Agenda Requests *[may be considered in single motion by Council]*

- **Local ATAX** to include: [1] up to \$6,000 / [South Carolina State Visitors Guide](#) / Advertising *[balance from CVB]*, [2] up to \$2,428 / [Reprint 20,000 PRT Camping Brochures](#), and [3] \$4,630 / [Walhalla Merchants Association](#) / Advertising to promote 2010 Oktoberfest
- **State ATAX** to include: [1] \$12,500 / [Carolina Heritage Fair](#) / Advertising, and [2] \$22,630 / [Oconee Tourism Commission](#) / Advertising 2 Events & Greater Chamber Web Design

[2] [Roads & Bridges](#) / \$101,628 / Four (4) 2011 Ford F-250 ¾ ton pick-up trucks per State Contract #4400001705 & Approve Budget Revision

The trucks will be used in the everyday operations of the Roads and Bridges Department. The trucks will replace 3 (three) 1999 Ford F-250's and a 1995 Chevy 2500. These vehicles have high mileage and high maintenance costs. One truck will be retained by the Motor Pool for use as a spare and the remainder will be sold at auction on GovDeals.

In January of 2010, Procurement issued a bid for three 2010 or 2011 ¾ ton trucks, with generic specifications so any dealer could respond. The County received six bids and all were higher than the State Contract price for 2011 Ford F-250 trucks. All bids were rejected and Council approved the purchase from the State Contract. Therefore, Procurement is recommending that these four 2011 Ford F-250 trucks also be purchased from the State Contract. Roads and Bridges was budgeted \$150,000 to purchase equipment and vehicles and one pick-up truck was approved in this budget. A budget revision is included requesting County Council to amend the Roads and Bridges budget to include the purchase of three (3) additional 2011 Ford F-250, ¾ ton pick-up trucks in place of other items requested in the original 2010-2011 budget. The requested budget was reduced from \$998,066 to \$150,000. Therefore, based on this reduction, it would be more beneficial for the Roads and Bridges Department to replace four (4) pick-up trucks instead of purchasing one large piece of equipment. The other equipment and vehicles initially requested will be included in the 2011-2012 Budget.

**It is the staff's recommendation that Council [1] award the purchase of four (4) 2011 Ford F-250 ¾ ton pick-up trucks in the amount of \$101,628.00 to Benson Ford Mercury of Easley, SC, per State Contract #4400001705 for Oconee County Roads and Bridges Department, and [2] Approve attached Budget Revision Form.**

13. Board & Commission Appointments *[None at this meeting]*

14. Commission / Board Reports to Council **[ten minute maximum]** *[None at this meeting]*  
*[Scenic Highway Committee will report at the September 21, 2010 meeting]*

15. Council Committee Reports *[None at this meeting]*

16. Administrator Report

17. Old Business

18. New Business

19. Executive Session *[for the purpose of discussing a contractual matter related to the acquisition o land]*

- Vote/Action on matters discussed in Executive Session *[if required]*

20. Adjourn

**[This agenda is not inclusive of all issues which Council may bring up for discussion at this meeting.]**

**Assisted Listening Devices [ALD] are available to accommodate the special needs of citizens attending meetings held in Council Chambers. ALD requests should be made to the Clerk to Council at least 30 minutes prior to the meeting start time.**

Oconee County Council & Committee meeting schedules and agendas are posted at the Oconee County Administration Building and are available on the County Council Website [www.oconeesc.com/council.html](http://www.oconeesc.com/council.html) [All upcoming meetings will be held in Council Chambers unless otherwise noted]